

120.0

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Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

907,900 / 907,900

907,900 / 907,900

907,900 / 907,900

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
60		MORNINGSIDE DR, ARLINGTON

**OWNERSHIP**

Unit #:

Owner 1: SMITH WILLIAM R &	
Owner 2: SMITH KRISTIN MARIE	
Owner 3:	

Street 1: 60 MORNINGSIDE DR

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

**PREVIOUS OWNER**

Owner 1: SMITH WILLIAM R TRUSTEE -

Owner 2: 60 MORNINGSIDE DRVE RLTY TRUST -

Street 1: 60 MORNINGSIDE DR

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

**NARRATIVE DESCRIPTION**

This parcel contains 9,140 Sq. Ft. of land mainly classified as One Family with a Split Level Building built about 1958, having primarily Vinyl Exterior and 4166 Square Feet, with 1 Unit, 3 Baths, 1 3/4 Bath, 0 HalfBath, 9 Rooms, and 5 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

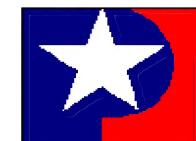
Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9140		Sq. Ft.	Site		0	70.	0.76	4									485,941						485,900	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	9140.000	421,300	700	485,900	907,900		77552
							GIS Ref
							GIS Ref
							Insp Date
							10/17/18



**USER DEFINED**  
Prior Id #1: 77552  
Prior Id #2:  
Prior Id #3:  
Prior Id #1:  
Prior Id #2:  
Prior Id #3:  
Prior Id #1:  
Prior Id #2:  
Prior Id #3:  
ASR Map:  
Fact Dist:  
Reval Dist:  
Year:  
LandReason:  
BldReason:  
CivilDistrict:  
Ratio:

**PRINT**  
Date Time  
12/10/20 23:48:28  
**LAST REV**  
Date Time  
09/03/19 11:39:37  
apro  
9311

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	421,300	700	9,140.	485,900	907,900	907,900	Year End Roll	12/18/2019
2019	101	FV	374,900	700	9,140.	485,900	861,500	861,500	Year End Roll	1/3/2019
2018	101	FV	374,900	700	9,140.	416,500	792,100	792,100	Year End Roll	12/20/2017
2017	101	FV	374,900	700	9,140.	388,800	764,400	764,400	Year End Roll	1/3/2017
2016	101	FV	374,900	700	9,140.	333,200	708,800	708,800	Year End	1/4/2016
2015	101	FV	314,200	700	9,140.	298,500	613,400	613,400	Year End Roll	12/11/2014
2014	101	FV	314,200	700	9,140.	276,300	591,200	591,200	Year End Roll	12/16/2013
2013	101	FV	314,200	700	9,140.	263,400	578,300	578,300		12/13/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SMITH WILLIAM R	1449-58		2/25/2014	Convenience	100	No	No		
SMITH WILLIAM R	1386-130		7/7/2010	Convenience	1	No	No		
SMITH WILLIAM,	1384-43		5/19/2010	Convenience	1	No	No		
	1149-41		11/17/2004	Family	225,000	No	No	Y	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/15/2011	1133	Temp Ten	300					& 2ND LEVEL OVER K
5/25/2010	487	Addition	300,000					NEW SLIDER TO PORC
9/19/2002	775	Porch	1,500	C				
7/24/2002	583	Wood Dec	3,000	O		G4	GR FY04	BUILD 16X24 DECK
6/21/1995	347	Manual	1,200					REPLACE SILL

**ACTIVITY INFORMATION**

Date	Result	By	Name
10/17/2018	MEAS&NOTICE	CC	Chris C
7/25/2012	External Ins	BR	B Rossignol
10/28/2010	Info Fm Plan	BR	B Rossignol
4/20/2009	Meas/Inspect	163	PATRIOT
3/23/2000	Inspected	263	PATRIOT
2/16/2000	Measured	268	PATRIOT
1/1/1982		CM	

Sign: VERIFICATION OF VISIT NOT DATA / / /

**EXTERIOR INFORMATION**

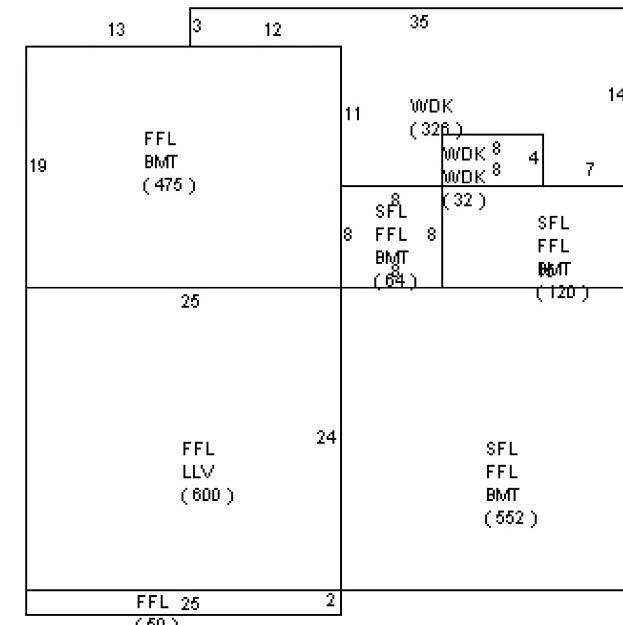
Type:	21 - Split Level	
Sty Ht:	2 - 2 Story	
(Liv) Units:	1	Total: 1
Foundation:	1 - Concrete	
Frame:	1 - Wood	
Prime Wall:	4 - Vinyl	
Sec Wall:	8 - Brick Veneer	3%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	BEIGE	
View / Desir:		

**BATH FEATURES**

Full Bath:	3	Rating: Very Good
A Bath:		Rating:
3/4 Bath:	1	Rating: Average
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

**COMMENTS**

PDAS.

**SKETCH****GENERAL INFORMATION**

Grade: C - Average

Year Blt: 1958 Eff Yr Blt:

Alt LUC:

Jurisdct: G12 Fact: .

Const Mod:

Lump Sum Adj:

**INTERIOR INFORMATION**

Avg Ht/FL: STD

Prim Int Wall: 1 - Drywall

Sec Int Wall:

Partition: T - Typical

Prim Floors: 3 - Hardwood

Sec Floors: 4 - Carpet 25%

Bsmt Flr: 4 - Carpet

Subfloor:

Bsmt Gar:

Electric: 3 - Typical

Insulation: 2 - Typical

Int vs Ext: S

Heat Fuel: 1 - Oil

Heat Type: 1 - Forced H/Air

# Heat Sys: 1

% Heated: 100 % AC: 100

Solar HW: NO Central Vac: NO

% Com Wall: % Sprinkled:

**OTHER FEATURES**

Kits:	1	Rating: Very Good
A Kits:		Rating:
Fpl:	2	Rating: Very Good
WSFlue:		Rating:

**CONDOS INFORMATION**

Location:

Total Units:

Floor:

% Own:

Name:

**DEPRECIATION**

Phys Cond: GD - Good

Functional:

Economic:

Special:

Override:

Total: 18.6

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